PREPARED BY: EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, GOODLETTSVILLE, TN 37072

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BUFORD WADE BLACKWELL (NAME:)	SAME (NAME:)	Map 25-4
128 Moncrief Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 5
Goodlettsville Tn 37072 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of ----------TEN AND 00/100----------

----------($10.00)---------- *DOLLARS*

cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged,

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J 2 3 3 7 4

IDENTIF. REFERENCE

JUL 25 8 57 AM '85

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

CARL E. SMITH, single, hereinafter referred to as Grantor,

have bargained and sold, and by these presents do transfer and convey unto the said BUFORD WADE BLACKWELL, hereinafter referred to as Grantee, his *heirs and assigns, a certain tract or parcel of land in* Davidson *County, State of Tennessee, described as follows, to-wit:*

Land in the 10th Civil District of Davidson County, Tennessee, situated in the Town of Goodlettsville, described as follows:
TRACT NO. 1: BEGINNING at a point in what is known as Bell Street and T. L. Hardcastle's northwest corner; thence with T. L. Hardcastle's line S 27° E 180 feet to Mrs. Annie C. Roscoe's line; thence south with Mrs. Annie C. Roscoe's line 85½° W 99-3/4 feet to D. E. McCoin's lines; thence north with D. E. McCoin's line, 171 feet to Bell Street; thence with BEll Street about 16 feet to the beginning point.
TRACT NO. 2: BEGINNING at a point 4 feet north of D. E. McCoin's northeast corner; running in a straight line 125 feet, more or les, to a point in the margin of an unnamed street, which point is 12 feet, more or less west of T. L. Hardcastle's northwest corner; thence with the margin of said street, west 108 feet, more or less to a point; thence south with J. W. McCoin's line 130 feet, more or less, to a point 4 feet north of D. E. McCoin's north boundary line; thence in a straight line 108 feet, more or less, to the beginning.

BEING the same property conveyed to Carl E. Smith and wife, Ethel Smith, by deed of record in Book 2445, page 235, Register's Office for Davidson County, Tennessee; the said Ethel Smith having since died, the property vests solely in Carl E. Smith. INCLUDED in the above described property, but EXPRESSLY EXCLUDED from this conveyance is a portion of the above description conveyed to Mrs. Pearl Spurlock Dudney, by deed of record in Book 3902, page 869, Register's Office for Davidson County, Tennessee, described as follows: A tract of land in the 10th Civil District of Davidson County, Tennessee, described according to a survey made by C. J. Carney, Surveyor, Jan. 14th 1959, as follows: BEGINNING on the southerly margin of Moncrief

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,500.00

Subscribed and sworn to before me, this the 17 day of July 19 85

Buford Wade Blackwell
Affiant

My commission expires: 3/8/89
(Affix Seal)

Carolyn F. Waddey
Notary Public

Avenue, at a point south 84° W 57.5 feet from Tract No. 1 of the property conveyed to Carl E. Smith and wife, by deed from E. W. Adams and wife, of record in Book 2445, page 235, Register's Office for said County; thence southerly 128 feet to the northerly margin of a ditch; thence S 83° 30' W 66.5 feet; thence N 1° E 130 feet to the southerly margin of Moncrief Avenue; thence with the same N 84° E 66.5 feet to the beginning, containing 0.197 acre, more or less.

unimproved ( )
This is improved (XX) property, known as 128 Moncrief Drive, Goodlettsville, TN 37072
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his *heirs and assigns, forever.*

And I *do covenant with the said* Grantee *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

And I *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Grantee, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 17 *day of* July, *19* 85, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Carl E. Smith

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, *a Notary Public in and for said County and State, the within named*

CARL E. SMITH, single

the bargainor....., with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Goodlettsville, *Tennessee, this* 17 *day of* July, *19* 85.

Cindy J. Waddey, *Notary Public.*

Commission Expires 3/8/89

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named

the bargainor....., with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ....., this ..... day of ....., 19.....

....., *Notary Public.*

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged ..... self to be ..... of the ....., the within named bargainor, a corporation, and that ..... he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by ..... self as .....

Witness my hand and seal, at office in ....., this ..... day of ....., 19.....

.....
Notary Public

Commission Expires .....

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF_____

FOR_____

BOOK 6614 PAGE 124

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

52500.00- CONT.
136.50 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 146.00-
1039A07/25/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 2 3 3 7 4

T
IDENTIF. REFERENCE

JUL 25 8 57 AM '85

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

No. 157155